



CITY OF SAN ANTONIO

DEPARTMENT OF PLANNING AND DEVELOPMENT SERVICES

TO: All Development Services Department Customers

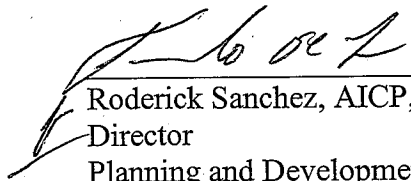
SUBJECT: **INFORMATION BULLETIN 521**
Extended Warranty Bond

DATE: January 28, 2010

The Planning and Development Services Department is issuing this Information Bulletin to remind applicants of construction standard requirements as required in the Unified Development Code.

Extended Warranty Bonds are required for all subdivisions requiring streets and drainage improvements. Unified Development Code section 35-501(f) states "All subdivisions requiring streets and drainage improvements within the City of San Antonio and the extraterritorial jurisdiction shall be subject to a one-year maintenance bond. Prior to acceptance of subdivision improvements, the developer shall provide the city with an extended warranty bond, issued by a corporate surety company licensed to transact business in the State of Texas, to secure maintenance and repair of subdivision [improvements] for the period ending at least twelve (12) months subsequent to acceptance of the subdivision improvements by the city." The City will be requiring the extended warranty bond submitted with a minimum 10% value of the construction costs but no less than \$25,000. The extended warranty bond must be submitted a week before the start of the extended warranty.

Planning and Development Services staff will work with all current applicants through April 1, 2010, who have not provided this extended warranty bond to date. If you have any questions or concerns please contact Thomas L. Carrasco, P.E., Development Services Engineer at (210) 207-0113.



Roderick Sanchez, AICP, CBO

Director

Planning and Development Services Department